INFRASTRUCTURE INCENTIVE PROGRAM NOTE

THE PROJECT CLAIMS 2 INCENTIVE POINTS FOR PRESERVING 30% OF THE SITE AS NATURAL VEGETATION (99,793 SF OF THE TOTAL 300,102 SF SITE AREA WILL REMAIN UNDISTISTURBED). AND 1 INCENTIVE POINT FOR DROUGHT TOLERANT LANDSCAPING. THE PROJECT APPLIES 3 INCENTIVE POINTS TO QUALIFY FOR 25% LOT SIZE REDUCTION PER COR TABLE 21.64.040B, REDUCING THE MINIMUM AVERAGE LOT SIZE FROM 7,000 SF (R4) TO 5,250 SF.

OPEN SPACE CALCULATION

(LOT-BY-LOT + TRACT B)

TRACT B:	11,066 SF (9,014 SF EXCLUDING PAVEMENT)
TRACT C:	107,273 SF
LOT-BY-LOT OPEN SPACE:	20,787 SF
	139,126 SF (TOTAL OPEN SPACE)
TOTAL SITE AREA:	300,102 SF
TOTAL LOT AREA:	147,499 SF
10% OF 147,499	14,750 SF MIN LOT-BY-LOT OPEN SPACE
20% OF 300,102:	60,020 SF MIN TOTAL OPEN SPACE
25% OF 60,020:	15,005 SF MIN OPEN SPACE OUTSIDE BUFFER
OPEN SPACE OUTSIDE CRITICAL AREA/BUFFER:	28,816 SF (43.0% OF MIN TOTAL OPEN SPACE)
LZ CRITICAL AREA/BUFFER:	20,010 OF (40.0% OF WIIN TOTAL OPEN SPACE)

-XX-	LOT #	AREA	REQUIRED MIN OPEN SPACE (10%)	REDUCTION FROM AVERAGE LOT SIZE 5,250 SF
-x {.}	1	3,732	373 »(488) PROVIDED	1,518
	2	3,734	373 »(488) PROVIDED	1,516
	3	6,132	613 » (974) PROVIDED	-
*	4	5,675	568 » (825) PROVIDED	-
1	5	5,903	590 » (825) PROVIDED	-
	6	5,498	550 » (825) PROVIDED	-
	7	6,050	605 » (825) PROVIDED	-
	8	6,050	605 » (825) PROVIDED	-
<u> </u> -	9	5,222	522 » (825) PROVIDED	23
	10	5,225	523 » (825) PROVIDED	25
	11	7,715	772 » (825) PROVIDED	-
	12	5,467	547 » (825) PROVIDED	-
	13	6,072	607 » (825) PROVIDED	-
	14	6,050	605 » (825) PROVIDED	-
	15	7,025	703 » (900) PROVIDED	-
	16	6,660	666 » (930) PROVIDED	-
	17	5,500	550 » (825) PROVIDED	-
	18	6,747	675 » (950) PROVIDED	-
	19	6,006	601 » (855) PROVIDED	-
	20	5,995	600 » (825) PROVIDED	-
	21	6,064	606 » (825) PROVIDED	-
	22	6,134	613 » (825) PROVIDED	-
ı١	23	5,968	597 » (825) PROVIDED	-
Ш	24	5,146	515 » (825) PROVIDED	104
Ш	25	7,717	772 » (1,252) PROVIDED	2.100
11	TOTAL	147,499	14,750 » (20,787) PROVIDED	3,186

* AVERAGE LOT SIZE REDUCED FROM 7,000 SF TO 5,250 SF (25%) USING 3 CREDITS PER COR TABLE 21.67.040B, GREEN BUILDING INCENTIVE PROGRAM

BLUELINE PROJECT MANAGER: GEOFF E. TAMBLE, PE PROJECT ENGINEER: GEOFF E. TAMBLE, PE DESIGNER: DOMINQUE GABALDON ISSUE DATE:

5/4/15

14-036 **DP-D**1

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